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## **Attorneys for JV Direct Lenders**:

Charles B. Anderson Trust; Rita P. Anderson Trust; Baltes Company; Juanita N. Carter; A. William Ceglia; Ranee L. Ceglia; Robert A. & Sandra L. Cowman; Bruce Corum, Trustee of the Credit Shelter Trust; Andrew & Ellen Dauscher; Drs. David & Bonny Enrico; Fertitta Enterprises, Inc.; Judith L Fountain Irrevocable Trust Dated 8/26/97; Kehl Family; The Mault Family Trust; Mojave Canyon, Inc.; David W. & Pamela K. Sexton; Evelyn Asher Sheerin, Trustee for the Benefit of The Chris H. Sheerin (deceased) and Evelyn Asher Sheerin 984 Trust Dated 5/31/84; Evelyn Asher Sherrin, Trustee of the Chris and Evelyn Sheerin 1990 Trust; Sheerins Inc.; and Sierra Health Services

Electronically Filed on August 30, 2006

## UNITED STATES BANKRUPTCY COURT

## **DISTRICT OF NEVADA**

In re: USA COMMERCIAL MORTGAGE COMPANY, USA CAPITAL REALTY ADVISORS, LLC, Debtor. USA CAPITAL DIVERSIFIED TRUST DEED FUND, Debtor. LLC, USA CAPITAL FIRST TRUST DEED FUND, LLC, Debtor. USA SECURITIES, LLC, Debtor. Affects: ☐ All Debtors ■ USA Commercial Mortgage Company ☐ USA Capital Realty Advisors, LLC ☐ USA Capital Diversified Trust Deed Fund, LLC ☐ USA Capital First Trust Deed Fund, LLC ☐ USA Securities, LLC

Case No. BK-S-06-10725-LBR Case No. BK-S-06-10726-LBR Case No. BK-S-06-10727-LBR Case No. BK-S-06-10728-LBR Case No. BK-S-06-10729-LBR

Chapter 11

AMENDED STATEMENT OF JONES VARGAS PURSUANT TO BANKRUPTCY RULE 2019 (AFFECTS ALL DEBTORS)

Hearing Date: n/a Hearing Time: n/a

I

- I, Janet L. Chubb, Esq., declare, under penalty of perjury, and state, as follows:
- I am an attorney licensed to practice law in the state of Nevada and am a shareholder of the law firm of Jones Vargas. I have personal knowledge of the facts set forth herein and if called as a witness could and would competently testify thereto.
- 2. Louis M. Bubala, Esq., an associate of Jones Vargas, and I are the attorneys primarily responsible for representing the following JV Direct Lenders in connection the abovecaptioned cases, as first deed of trust holders only, with regard to certain loans which were originated and serviced by the Debtors.
- 3. The representation of each client is based on direct loans each of them made to the borrowers in one or more of various real property development projects listed below, which are currently being serviced by USA Commercial Mortgage Company and which are secured by deeds of trust.

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1	Name(s) of Lenders	Borrower	AMOUNT OF LOAN	STATUS OF LOAN
2		5050 0 11 0		D C :
3		5252 Orange, LLC 60 <sup>th</sup> Street Venture	\$100,000	Performing Performing
		6425 Gess Ltd.	\$125,000 \$300,000	Non-Performing
4		Amesbury/Hatters	\$100,000	Non-Performing
_		Bay Pompano Beach	\$200,000	Non-Performing
5		Beastar, LLC	\$100,000	Repaid <sup>2</sup>
6		Copper Sage Del Valle Isleton	\$100,000	Performing Repaid <sup>2</sup>
		Eagle Meadows	\$303,500 \$200,000	Non-Performing
7		Fiesta/Beaumont	\$100,000	Performing
		Glendale Tower	\$100,000	Performing
8		Golden State	\$100,000	Non-Performing
9	Charles B. Anderson Trust	Gramercy Court	\$200,000	Non-Performing
9	211 Copper Ridge Court	HFAH-Clear Lake	\$100,000	Non-Performing
10	Boulder City, NV 89005	HFAH- North Yonkers/One Point St	\$100,000	Non-Performing
11		Huntsville Margarita Annay	\$200,000	Non-Performing Non-Performing
		Margarita Annex Marlton Square <sup>1</sup>	\$100,000 \$100,000	Non-Performing
12		Oak Shores II	\$160,000	Performing
		Opaque/Mt. Edge	\$225,000	Non-Performing
13		Placer Vineyards	\$200,000	Non-Performing
14		Placer Vineyards 2 <sup>nd</sup>	\$100,000	Non-Performing
14		Riviera (HFA)	\$150,000	Non-Performing
15		Roam Development	\$100,000	Performing
		Standard Property Tapia Ranch/Castaic Partners	\$100,000 \$100,000	Performing Non-Performing
16		Wasco Investments	\$100,000	Non-Performing
		, , , , , , , , , , , , , , , , , , ,	Ψ120,000	T voir T triorining
17		5252 Orange LLC	\$100,000	Performing
18		5252 Orange, LLC 60 <sup>th</sup> Street Venture	\$100,000	Performing
10		6425 Gess	\$100,000	Non-Performing
19		Eagle Meadows	\$150,000	Non-Performing
20		Fiesta/Beaumont HFAH-Clear Lake	\$100,000 \$100,000	Performing Non Performing
20	Rita P. Anderson Trust	HFAH-North Yonkers/One	\$100,000	Non-Performing Non-Performing
21	211 Copper Ridge Court	Point St	Ψ100,000	1 ton 1 orionning
	Boulder City, NV 89005	Marlton Square <sup>2</sup>	\$100,000	Non-Performing
22		Placer Vineyards	\$100,000	Non-Performing
_		Roam Development	\$100,000	Performing
23		Tapia Ranch/Castaic Partners Wasco Investments	\$100,000 \$120,000	Non-Performing
24		wasco investments	\$120,000	Non-Performing

<sup>1</sup> Marlton Square & MS Acquisition are the same thing. Marlton Square 2<sup>nd</sup> is also affiliated with MS Acquisition

<sup>&</sup>lt;sup>2</sup> Loan repaid, but direct lenders have not been repaid.

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	Name(s) of Lenders	STATUS OF LOA				
	Baltes Company 211 Copper Ridge Court Boulder City, NV 89005	3685 San Fernando Binford Medical Del Valle - Livingston J. Jireh's Corporation Marlton Square 2 <sup>nd 1</sup>	\$150,000 \$100,000 \$100,000 \$200,000 \$100,000	Performing Performing Performing Performing Non-Performin		
	Juanita N. Carter 4442 Valmonte Drive Sacramento, CA 95864	Marlton Square <sup>1</sup>	\$50,000	Non-Performin		
	A. William Ceglia 3720 Pocohena Court Washoe Valley, NV 89704	Bay Pompano Beach, LLC HFAH Clear Lake, LLC Palm Harbor One, LLC	\$50,000 \$110,000 \$50,000	Non-Performin Non-Performin Non-Performin		
	Ranee L. Ceglia 3720 Pocohena Court Washoe Valley, NV 89704	Mountain House Business Park/Peguasus-MH Ventures I, LLC	\$50,000	Performing		
	Bruce H. Corum, Trustee of the Credit Shelter Trust 4442 Valmonte Drive Sacramento, CA 95864	BarUSA Del Valle/Livingston Fox Hills 216 et al. Fiesta Oak Valley/Oak Mesa Ocean Atlantic Chicago, LLC Palm Harbor One, LLC Tapia Ranch/ Castaic Partners Wasco Investments	\$125,000 \$100,000 \$100,000 \$125,000 \$100,000 \$50,000 \$200,000 \$75,000	Non-Performing Performing Performing Non-Performing Non-Performin Non-Performin		
	Robert A. Cowman Sandra L. Cowman 1525 Winterwood Avenue Sparks, NV 89434	6425 Gess, Ltd Brookmere, LLC Elizabeth May Real Estate, LLC	\$75,000 \$50,000 \$75,000	Non-Performing Performing Performing		
	Andrew and Ellen Dauscher P. O. Box 10031 Zephyr Cove. NV 89448	Cabernet Highlands, LLC Lake Helen/Old City LLC Marlton Square <sup>1</sup> Mountain House Business Park/Peguasus-MH Ventures I, LLC Palm Harbor One, LLC Universal Hawaii/Sparks Galleria Investors, LLC	\$100,000 \$100,000 \$100,000 \$100,000 \$150,000 \$100,000	Non-Performin Non-Performin Non-Performin Performing  Non-Performin Repaid <sup>2</sup>		

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	1 2	Name(s) of Lenders	BORROWER	AMOUNT OF LOAN	STATUS OF LOAN
	3 4	Ellen Dauscher in Trust for Carleigh Joy, Alexandra Zoe, and Julian Grace Dauscher	Marlton Square <sup>1</sup>	\$100,000	Non-Performing
	5 6 7 8 9	Dr. David R. Enrico Dr. Bonny K. Enrico 2072 Almyra Road Sparta, TN 38583-5168	3685 San Fernando Road 6425 Gess Ltd. HFAH-Clear Lake, LLC Margarita Annex Mountain House Bus. Park/Pegasus-MH Ventures I, LLC	\$100,000 \$100,000 \$95,000 \$100,000 \$75,000	Performing Non-Performing Non-Performing Non-Performing Performing
	10 11	Fertitta Enterprises, Inc. William J. Bullard, CFO 2960 W.Sahara Ave. # 200 Las Vegas, NV 89102	Brookmere, LLC Colt Gateway Marlton Square <sup>1</sup> Tapia Ranch/ Castaic Partners	\$1,000,000 \$4,000,000 \$3,000,000 \$5,000,000	Performing Non-Performing Non-Performing Non-Peforming
ARGAS rreet, 12 <sup>th</sup> Floor x 281 89504-0281 Fax: (775) 786-1177	12 13 14	Judith Fountain Irrevocable Trust Dated 8/26/97 Judy Fountain, Trustee 9808 Bridgeview Drive Reno, NV 89521-4051	Fiesta Oak Valley/Oak Mesa	\$250,000	Non-Performing
JONES VARGAS 100 W. Liberty Street, 12 <sup>th</sup> Floor P.O. Box 281 Reno, Nevada 89504-0281 Tel: (775) 786-5000 Fax: (775) 786-1177	15 16 17 18 19 20 21 22 23 24 25 26 27 28	Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Robert & Ruth Kehl: 3685 San Fernando Road Anchor B Ashby BarUSA Brookmere Bundy Canyon Copper Sage Del Valle - Livingston Eagle Meadows/Foxhill 185 Fiesta Oak Valley/Oak Mesa Fiesta USA/Stoneridge Foxhill 216, etc. Freeway 101 Gateway Stone Glendale Tower Ptnrs Granmercy Court HFAH - Clear Lake Hunstville La Hacienda Mountain Home Business Park-Pegasus MH Venture Ocean Atlantic Palm Harbor One Placer Vineyard Shamrock Tower Tapia Ranch/Castaic	\$500,000 \$250,000 \$1,000,000 \$1,000,000 \$1,000,000 \$1,500,000 \$1,000,000 \$1,000,000 \$500,000 \$500,000 \$400,000 \$400,000 \$1,000,000 \$500,000 \$1,000,000 \$500,000 \$250,000 \$520,000 \$500,000 \$500,000 \$500,000 \$500,000 \$500,000 \$500,000 \$500,000 \$500,000 \$500,000 \$500,000 \$500,000	Performing Non-Performing Non-Performing Non-Performing Performing Performing Performing Performing Non-Performing Non-Performing Performing Performing Non-Performing Performing Performing Performing Performing Performing Non-Performing Non-Performing Performing Non-Performing Performing Performing Non-Performing Performing Non-Performing Non-Performing Non-Performing Non-Performing Non-Performing Non-Performing Non-Performing
			Ten-Ninety 5	\$600,000	Non-Performing

JONES VARGAS 100 W. Liberty Street, 12 <sup>th</sup> Floor P.O. Box 281 Reno, Nevada 89504-0281	

Name(s) of Lenders	Borrower	AMOUNT OF LOAN	STATUS OF LOAN
Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Kevin Kehl BarUSA Bay Pompano Beach I-40 Gateway West Placer Vineyards Roam Development Tapia Ranch/Castaic	\$200,000 \$150,000 \$150,000 \$150,000 \$150,000 \$200,000	Non-Performing Non-Performing Performing Non-Performing Performing Non-Performing
Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Kevin Kehl For Susan L. Kehl Bay Pompano Beach	\$10,000	Non-Performing
Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Kevin Kehl for Andrew R. Kehl Bay Pompano Beach	\$10,000	Non-Performing
Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Daniel J. Kehl Ashby Huntsville Tapia Ranch/Castaic Ten-Ninety	\$300,000 \$500,000 \$200,000 \$200,000	Non-Performing Non-Performing Non-Performing Non-Performing
Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Robert A. Kehl BarUSA Bay Pompano Beach Fox Hills Ocean Atlantic Ten-Ninety	\$300,000 \$300,000 \$500,000 \$500,000 \$400,000	Non-Performing Non-Performing Non-Performing Performing Non-Performing
Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	<u>Krystina L. Kehl</u> Placer Vineyards	\$500,000	Non-Performing
Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Kevin McKee Fox Hills 216 Gateway Stone Eagle Meadows/Foxhill 185	\$100,000 \$100,000 \$300,000	Non-Performing Non-Performing Non-Performing

		1	Name(s) of Lenders	Borrower	AMOUNT OF LOAN	STATUS OF LOAN
JONES VARGAS 100 W. Liberty Street, 12th Floor P.O. Box 281		2 3 4	Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Kehl Development Corp. Eagle Meadows/Foxhill 185 Placer Vineyards Opaque/Mt. Edge	\$400,000 \$500,000 \$1,000,000	Non-Performing Non-Performing Non-Performing
		5 6 7 8	Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Patrick J. Anglin Bay Pompano Beach Palm Harbor One Tapia Ranch/Castaic	\$50,000 \$100,000 \$50,000	Non-Performing Non-Performing Non-Performing
	.S. .th Floor 0281 75) 786-1177	9 10 11 12 13	Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Christina M. Kehl BarUSA Bay Pompano Beach Fiesta/Stoneridge Freeway 101 I-40 Gateway West Palm Harbor One Placer Vineyards Tapia Ranch/Castaic	\$200,000 \$150,000 \$150,000 \$125,000 \$100,000 \$50,000 \$200,000 \$50,000	Non-Performing Non-Performing Non-Performing Repaid <sup>2</sup> Performing Non-Performing Non-Performing
	JONES VARGAS 100 W. Liberty Street, 12 <sup>th</sup> Floor P.O. Box 281 Reno, Nevada 89504-0281 Tel: (775) 786-5000 Fax: (775) 786-1177	<ul><li>14</li><li>15</li><li>16</li></ul>	Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Judy A. Bonnet BarUSA Fiesta Oak Valley/Oak Mesa	\$50,000 \$100,000	Non-Performing Non-Performing
	16 Tel: (7	17 18 19 20	Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Cynthia Winter BarUSA Freeway 101 I-40 Gateway West Placer Vineyards Ten-Ninety	\$200,000 \$200,000 \$200,000 \$100,000 \$200,000	Non-Performing Repaid <sup>2</sup> Performing Non-Performing Non-Performing
		<ul><li>21</li><li>22</li><li>23</li><li>24</li></ul>	Kehl Family c/o Mr. Ken Bonnet 3184 Highway 22 P. O. Box 720 Riverside, IA 52327	Warren Hoffman Family Investments Tapia Ranch/Castaic	\$50,000	Non-Performing
		<ul><li>25</li><li>26</li><li>27</li><li>28</li></ul>	The Mault Family Trust Allen J. Mault and Marita Mault, Trustees 2422 Aquasanta Tustin, CA 92782	Eagle Meadows/Fox Hills 185 etc.	\$50,000	Non-Performing
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- 11		<del>-</del>		
	Name(s) of Lenders	Borrower	AMOUNT OF LOAN	STATUS OF LOAN
	Mojave Canyon Inc. Attn: J.B. Partain, President 1400 Colorado Street #C Boulder City, NV 89005	HFAH Clear Lake Midvale Marketplace, LLC Roam Development Group, LP Standard Property Development	\$150,000 \$150,000 \$100,000 \$125,000	Non-Performing Non-Performing Performing Performing
	Evelyn Asher Sheerin, Trustee for the benefit of The Chris H. Sheerin (deceased) and Evelyn Asher Sheerin 1984 Trust c/o Gary A. Sheerin, Esq. 177 W. Proctor St., #B Carson City, NV 89703	Marlton Square <sup>1</sup>	\$50,000	Non-Performing
	Sheerins Inc. c/o Gary A. Sheerin, Esq. 177 W. Proctor St., #B Carson City, NV 89703	3685 San Fernando Road Partners	\$50,000	Performing
David W. Sexton Pamela K. Sexton 21929 N. 79th Place Scottsdale, AZ 85255		Amesburyport (Hatter's Point) Brookmere, LLC Bundy Canyon Land Develpt Gramercy Court, Ltd. HFAH-Clear Lake, LLC HFAH - North Yonkers (One Point Street, Inc.)	\$100,000 \$50,000 \$50,000 \$50,000 \$50,000 \$50,000	Non-Performing Performing Performing Non-Performing Non-Performing Non-Performing
	Sierra Health Services Attn: Frank Collins 2724 N. Tenaya Way P. O. Box 15645 Las Vegas, NV 89114-5645	Gramercy Court Condos Marlton Square <sup>1</sup>	\$1,000,000 \$1,000,000	Non-Performing Non-Performing

4. The total of the loans made by the above-referenced individuals and entities is approximately \$51,193,500.00, depending on if the information our clients have received from the Debtor is complete and accurate.

5. The majority of these loans were made more than a year prior to the filing of petitions by the Debtors.

Case 06-10725-gwz Doc 1204 Entered 08/30/06 08:28:10
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Reno, Nevada 89504-0281 Tel: (775) 786-5000 Fax: (775) 786-1177 6. A supplement to this Statement will be filed upon the retention by any additional JV Direct Lenders.

DATED this 30<sup>th</sup> day of August, 2006.

**JONES VARGAS** 

By: //s// Janet L. Chubb JANET L. CHUBB, ESQ. LOUIS M. BUBALA, ESQ.

Attorneys for JV Direct Lenders

1	CERTIFICATE OF SERVICE
2	1. We filed the following document(s) on August 30, 2006:
3	AMENDED BANKRUPTCY RULE 2019 STATEMENT OF JONES VARGAS
4	2. Upon filing, I served the above-named document(s) by the following means to the persons as listed below:
5 6	<b>ECF System</b> (attach the "Notice of Electronic Filing" or list all persons and addresses):
7	• FRANKLIN C. ADAMS franklin.adams@bbklaw.com arthur.johnston@bbklaw.com
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